

57-173

# 4941

KNOW ALL MEN BY THESE PRESENTS,

NO TRANSFER  
TAX PAID

007042

THAT ARLENE A. VIGUE, of Waterville, County of Kennebec and State of Maine,

In Consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by JAMES E. BOIVIN and CYNTHIA L. BOIVIN, both of Waterville, County of Kennebec and State of Maine and whose mailing address is 13 Spruce Street, Waterville, Maine 04901

the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain, sell and convey, WITH WARRANTY COVENANTS, unto the said JAMES E. BOIVIN and CYNTHIA L. BOIVIN, as joint tenants and not as tenants in common, their heirs and assigns forever,

A certain lot or parcel of land, situated on the northerly side of Oak Street, in Waterville, County of Kennebec and State of Maine, with the buildings thereon, bounded and described as follows, to wit:

Beginning at a point in the northerly line of Oak Street at the southwest corner of land formerly owned by Thomas Simpson; thence in a general northerly direction to the northerly line of the so-called Kelsey Height lots; thence in a general westerly direction along the line of the Kelsey Height lots to the northeast corner of land formerly owned by the Baxter heirs; thence in a general southerly direction to the southwest corner of land formerly owned by the Baxter heirs, and situated 100 feet from the northerly line of Oak Street; thence in a general easterly direction to a point 100 feet distant from the northerly line of Oak Street situated in the northeast corner of land described in a deed from Harry E. Pomerleau to Abel W. Spaulding recorded in Kennebec County Registry of Deeds, Book 605, Page 439; thence in a general southerly direction 100 feet to the northerly line of Oak Street; thence in a general easterly direction along the northerly direction of Oak Street to the point of beginning.

Being the same premises conveyed to the herein Grantor and Harland J. Vigue, dated May 26, 1960 and recorded in the Kennebec County Registry of Deeds, Book 1188 Page 294, the said Harland J. Vigue now being deceased.

Reserving, however, to the herein Grantor a life estate to the herein described property.

IN WITNESS WHEREOF, I, the said **ARLENE A. VIGUE** has hereunto set my hand and seal this *10th* day of March, 1994.

Signed, Sealed and Delivered  
in the presence of:

*[Signature]*  
Witness

*[Signature]*  
**ARLENE A. VIGUE**

# ACKNOWLEDGEMENT

STATE OF MAINE  
KENNEBEC, ss.

March 10<sup>th</sup>, 1994

Personally appeared the above named **ARLENE A. VIGUE** and acknowledged the foregoing instrument to be her free act and deed.

*[Signature]*  
NOTARY PUBLIC

SAMUEL J. HUMPERT, ESQ.  
NOTARY PUBLIC  
MY COMMISSION EXPIRES SEPTEMBER 21 1997



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RECEIVED KENNEBEC SS.

94 MAR 21 AM 9:00

ATTEST: *[Signature]*  
REGISTER OF DEEDS

